

Duchesne County School District - Uintah Basin Medical Center Boundary Line Agreement Survey

Located the Southeast Quarter of Section 16, T.2 S., R.1 W., U.S.B. & M.
Roosevelt City, Duchesne County, Utah
2014

DEED DESCRIPTION INFORMATION
UINTAH BASIN MEDICAL CENTER PARCEL NUMBER: 00-0034-9155
DUCHEсне COUNTY SCHOOL DISTRICT PARCEL NUMBER: 00-0002-2511

SURVEYED BOUNDARY LINE DESCRIPTION

BEGINNING AT A POINT ON THE WESTERLY RIGHT-OF-WAY LINE OF 300 WEST STREET, SAID POINT BEING N89°48'30"W 1489.84 FEET ALONG THE SECTION LINE AND NORTH 708.37 FEET FROM THE SOUTHEAST CORNER OF SECTION 16, TOWNSHIP 2 SOUTH, RANGE 1 WEST, UTAH SPECIAL BASE AND MERIDIAN; THENCE N82°17'12"W 22.11 FEET TO THE BEGINNING OF A TANGENT CURVE TO THE RIGHT, SAID CURVE HAVING A RADIUS OF 335.00 FEET; THENCE N06°49'05"W 32.13 FEET; THENCE N86°31'36"W 251.01 FEET; THENCE S7°44'21"W 198.50 FEET; THENCE S81°06'22"W 17.90 FEET; THENCE N65°41'14"W 560.41 FEET; THENCE WEST 48.71 FEET MORE OR LESS TO THE EASTERLY BOUNDARY OF HILLCREST ESTATES SUBDIVISION AND POINT OF TERMINATION; SAID POINT OF TERMINATION ALSO BEING LOCATED N89°48'30"W 2450.13 FEET ALONG THE SECTION LINE AND NORTH 891.85 FEET FROM THE SOUTHEAST CORNER OF SAID SECTION 16.

OWNER'S ACKNOWLEDGMENT

STATE OF UTAH }
COUNTY OF DUCHEсне } S.S. }

KNOW ALL MEN BY THESE PRESENTS THAT WE, THE UNDERSIGNED OWNERS OF THE ABOVE DESCRIBED PARCELS OF LAND, HAVE CAUSED THE SAME TO BE SUBDIVIDED, TO BE IN COMPLIANCE WITH THE ROOSEVELT CITY SUBDIVISION ORDINANCE FOR THE PURPOSES OF LAND CONVEYANCE AND TRANSFER OF OWNERSHIP.

J. DAVID BROTHERSOHN, SUPERINTENDENT } DATE
DUCHEсне COUNTY SCHOOL DISTRICT }

BRADLEY D. LEBARON, C.E.O. } DATE
UINTAH BASIN MEDICAL CENTER }

STATE OF UTAH }
COUNTY OF DUCHEсне } S.S. }

ON THE DATE SHOWN BY EACH SIGNATURE, PERSONALLY APPEARED BEFORE ME THE SIGNERS OF THE FOREGOING OWNERS' ACKNOWLEDGMENT WHO DULY ACKNOWLEDGED TO ME THAT THEY DID EXECUTE THE SAME.

MY COMMISSION EXPIRES _____ NOTARY PUBLIC

COUNTY RECORDER'S CERTIFICATE

STATE OF UTAH }
COUNTY OF DUCHEсне } S.S. }

THIS IS TO CERTIFY THAT THIS PLAT WAS FILED FOR RECORDING IN THE COUNTY RECORDER'S OFFICE ON THE _____ DAY OF _____, A.D. 2014, AT _____ O'CLOCK _____ M., AND IS DULY RECORDED.

BOOK _____ PAGE _____ DUCHEсне COUNTY RECORDER
FILE NUMBER _____

ROOSEVELT CITY COUNCIL APPROVAL

APPROVED AS A BOUNDARY LINE ADJUSTMENT ON THIS _____ DAY OF _____ OF 2014.

MAYOR _____ CITY RECORDER _____

ROOSEVELT CITY PLANNING DEPARTMENT APPROVAL

APPROVED AS A BOUNDARY LINE ADJUSTMENT ON THIS _____ DAY OF _____ OF 2014.

ROOSEVELT CITY PLANNING DIRECTOR _____

NOTES

1. THE PURPOSE OF THIS SURVEY WAS TO LOCATE AND STAKE A NEW BOUNDARY BETWEEN PROPERTIES OWNED BY THE DUCHEсне COUNTY SCHOOL DISTRICT AND UTAH BASIN MEDICAL CENTER AND PREPARE A BOUNDARY LINE AGREEMENT TO ADJUST THE RECORDED TITLE LINES BETWEEN SAID PROPERTIES AS SHOWN HEREON.
2. THE BASIS OF BEARINGS FOR THIS SURVEY IS N89°48'30"W BETWEEN THE MONUMENTS LOCATED AT THE SOUTHEAST CORNER AND THE SOUTH 1/4 CORNER OF SECTION 16, TOWNSHIP 2 SOUTH, RANGE 1 WEST, UTAH SPECIAL BASE AND MERIDIAN, AS SHOWN.
3. THE PREVIOUS SURVEY BOUNDARY LINE WAS TAKEN FROM A SURVEY FOR UTAH BASIN MEDICAL CENTER PERFORMED BY JERRY D. ALLRED. IT IS ON FILE IN THE OFFICE OF THE DUCHEсне COUNTY SURVEYOR, AS FILE NO. 1742.

SURVEYOR'S CERTIFICATE

I, TREVOR R. GADD, A REGISTERED LAND SURVEYOR AS PRESCRIBED BY THE LAWS OF THE STATE OF UTAH, HOLDING CERTIFICATE #343639, CERTIFY THAT THE SURVEY SHOWN HEREON WAS MADE UNDER MY DIRECTION.

I FURTHER CERTIFY THAT THIS PLAT CORRECTLY SHOWS THE DIMENSIONS OF THE PROPERTY SURVEYED.

TREVOR R. GADD, L.S. #343639
DATE: 02/21/14

PREPARED BY:
Jones & DeMille Engineering, Inc.
CIVIL ENGINEERING - SURVEYING - TESTING - GIS - ENVIRONMENTAL
- infrastructure professionals -
1.800.748.5275 www.jonesanddemille.com

PROJECT NUMBER: 1312-212 FILE NAME: h:\d\proj\1312-212\dwg\bla record of survey rotated.dwg
SURVEYED BY: B.S.B./J.G.C. DRAWN BY: T.L.H. UPDATED: 3/21/2014 PLOTTED: 3/21/2014

**Duchesne County School District
Uintah Basin Medical Center
Boundary Line Agreement Survey**

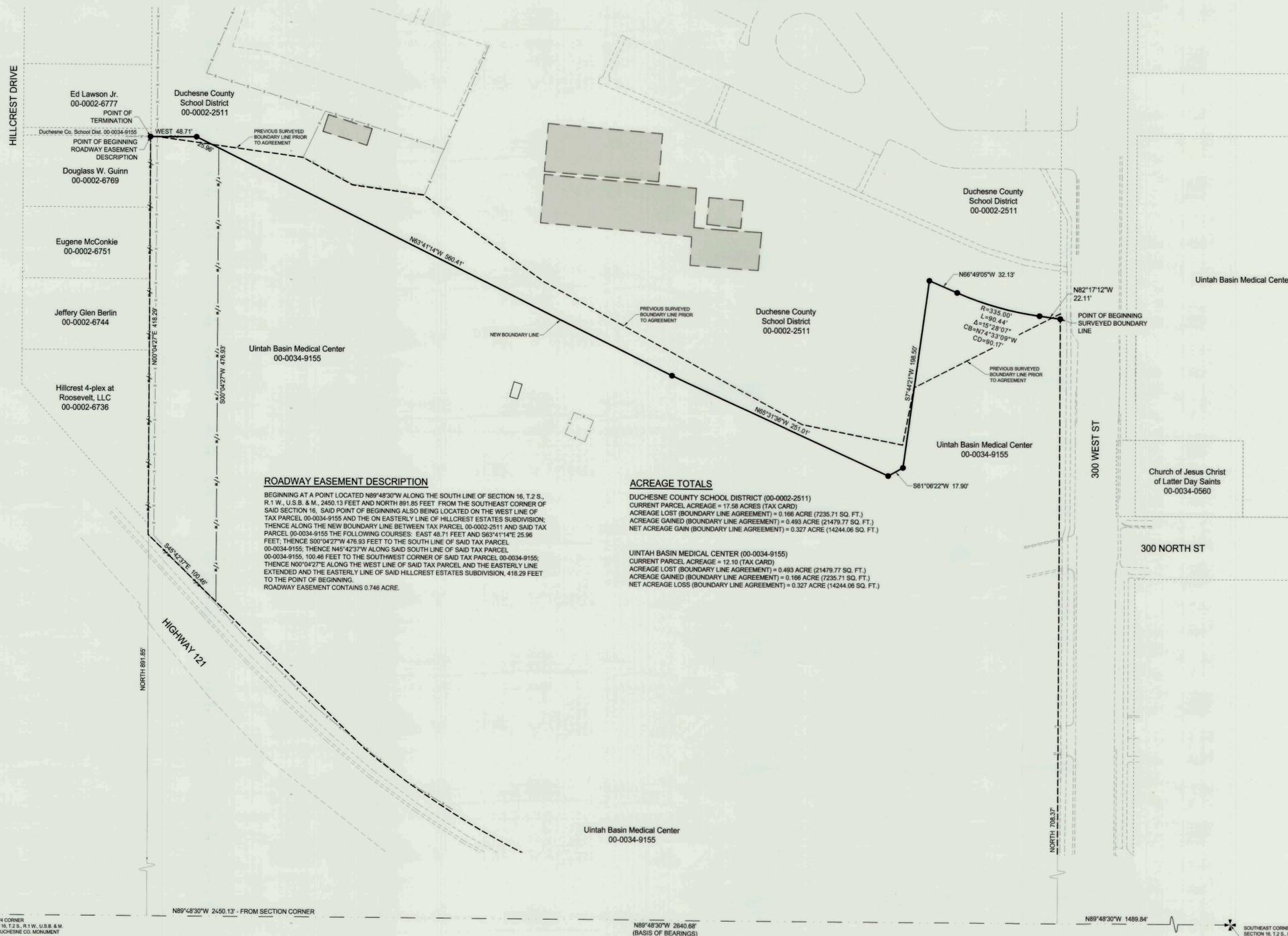
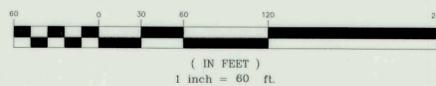
Roosevelt City, Duchesne County, Utah
Scale: 1" = 60'

County Surveyors File # 2985

LEGEND

- SURVEYED BOUNDARY LINE
- - - SECTION LINE
- - - QUARTER SECTION LINE
- - - ROADWAY EASEMENT LINE
- - - PREVIOUS SURVEY BOUNDARY LINE
- DEED LINES
- ▭ EXISTING BUILDING
- - - EXISTING EDGE OF CONCRETE
- - - EXISTING EDGE OF ASPHALT
- - - EXISTING FENCE LINE
- SET 5/8" REBAR & PLASTIC CAP STAMPED PLS 343639
- FOUND SECTION CORNER AS NOTED
- FOUND QUARTER SECTION CORNER AS NOTED

GRAPHIC SCALE



ROADWAY EASEMENT DESCRIPTION
BEGINNING AT A POINT LOCATED N89°48'30"W ALONG THE SOUTH LINE OF SECTION 16, T.2 S., R.1 W., U.S.B. & M., 2450.13 FEET AND NORTH 891.85 FEET FROM THE SOUTHEAST CORNER OF SAID SECTION 16, SAID POINT OF BEGINNING ALSO BEING LOCATED ON THE WEST LINE OF TAX PARCEL 00-0034-9155 AND THE ON EASTERLY LINE OF HILLCREST ESTATES SUBDIVISION; THENCE ALONG THE NEW BOUNDARY LINE BETWEEN TAX PARCEL 00-0002-2511 AND SAID TAX PARCEL 00-0034-9155 THE FOLLOWING COURSES: EAST 48.71 FEET AND S89°41'14"E 25.96 FEET; THENCE S00°04'27"W 476.93 FEET TO THE SOUTH LINE OF SAID TAX PARCEL 00-0034-9155; THENCE N45°42'37"W ALONG SAID SOUTH LINE OF SAID TAX PARCEL 00-0034-9155, 100.46 FEET TO THE SOUTHWEST CORNER OF SAID TAX PARCEL 00-0034-9155; THENCE N00°04'27"E ALONG THE WEST LINE OF SAID TAX PARCEL AND THE EASTERLY LINE EXTENDED AND THE EASTERLY LINE OF SAID HILLCREST ESTATES SUBDIVISION, 418.29 FEET TO THE POINT OF BEGINNING.
ROADWAY EASEMENT CONTAINS 0.746 ACRE.

ACREAGE TOTALS
DUCHEсне COUNTY SCHOOL DISTRICT (00-0002-2511)
CURRENT PARCEL ACREAGE = 17.58 ACRES (TAX CARD)
ACREAGE LOST (BOUNDARY LINE AGREEMENT) = 0.166 ACRE (2325.71 SQ. FT.)
ACREAGE GAINED (BOUNDARY LINE AGREEMENT) = 0.493 ACRE (21479.77 SQ. FT.)
NET ACREAGE GAIN (BOUNDARY LINE AGREEMENT) = 0.327 ACRE (14244.06 SQ. FT.)

UINTAH BASIN MEDICAL CENTER (00-0034-9155)
CURRENT PARCEL ACREAGE = 12.10 (TAX CARD)
ACREAGE LOST (BOUNDARY LINE AGREEMENT) = 0.483 ACRE (21479.77 SQ. FT.)
ACREAGE GAINED (BOUNDARY LINE AGREEMENT) = 0.166 ACRE (2325.71 SQ. FT.)
NET ACREAGE LOSS (BOUNDARY LINE AGREEMENT) = 0.327 ACRE (14244.06 SQ. FT.)

SOUTH 1/4 CORNER SECTION 16, T.2 S., R.1 W., U.S.B. & M. FOUND DUCHEсне CO. MONUMENT
N89°48'30"W 2450.13' - FROM SECTION CORNER
N89°48'30"W 2640.68' (BASIS OF BEARINGS)
N89°48'30"W 1489.84'
SOUTHEAST CORNER SECTION 16, T.2 S., R.1 W., U.S.B. & M. FOUND DUCHEсне CO. MONUMENT